



COUNTYWIDE DECEMBER 2015 DEVELOPMENT SERVICES OPEN FOR BUSINESS INDICATORS

BUILDING DIVISION

Permits Issued	1,358
Inspections Performed	4,737
Certificates of Occupancy Issued	80

DEVELOPMENT REVIEW ENGINEERING DIVISION

Flood Plain Reviews	12
Inspections Performed	95

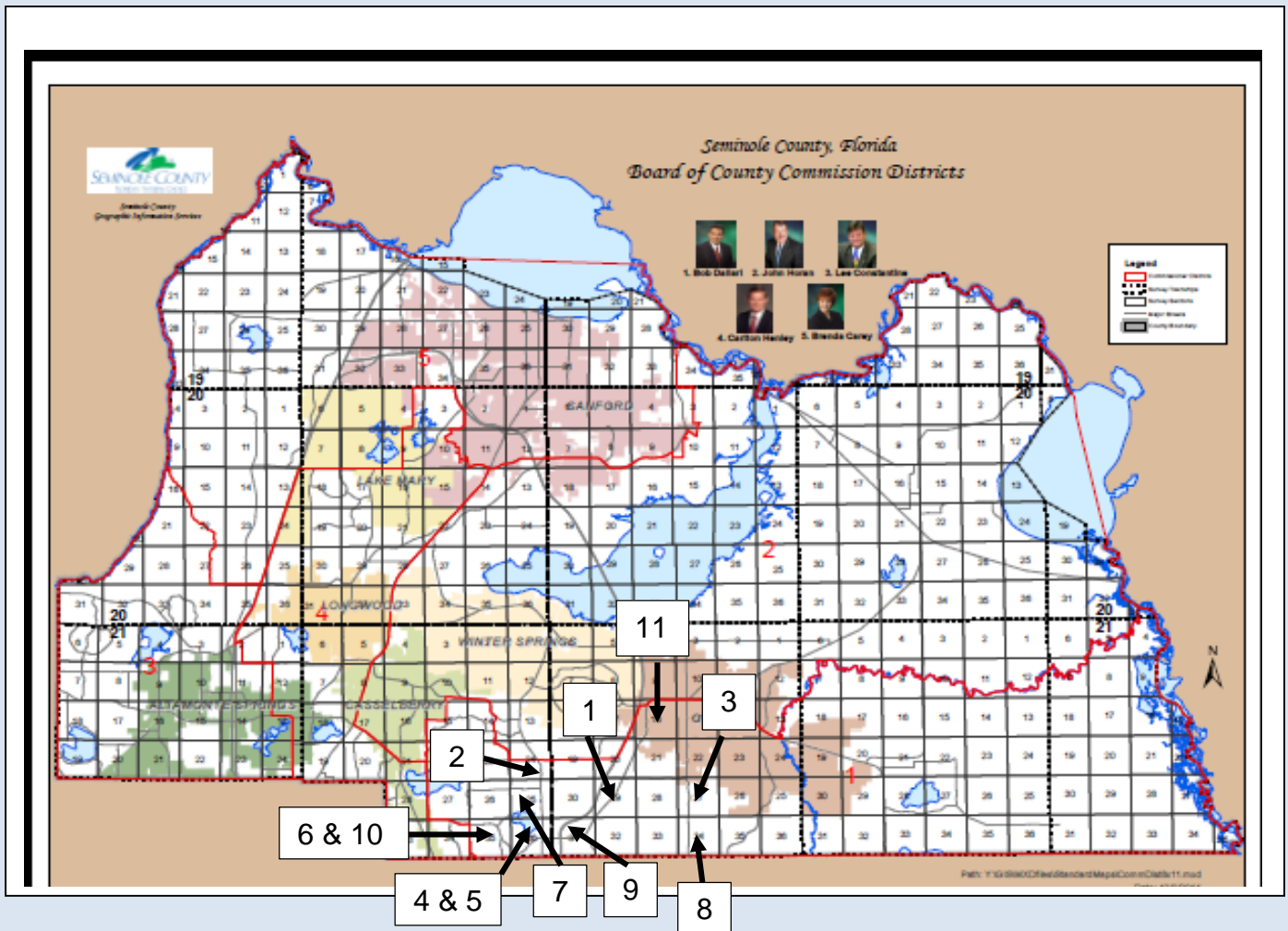
PLANNING AND DEVELOPMENT DIVISION

NEW APPLICATIONS RECEIVED	
Pre-Applications	14
Land Use Amendments	0
Rezones	0
PD Rezones	1
Small Site Plans	1
Site Plans	3
Subdivision – PSP	1
Subdivision – Engineering	1
Subdivision – Plats	1
Minor Plat	0
Land Split	0
Vacates	0
Special Events, Arbor, Special Exceptions, Minor Amendments	8

DISTRICT ONE DECEMBER 2015 DEVELOPMENT SERVICES PROJECTS



DRC / PRE-APPLICATIONS AND PROJECTS STARTING CONSTRUCTION



Note: Site locations are approximate

1. **WALKER ROAD PRE-APPLICATION** – Proposed Future Land Use Amendment from COM to MDR, Rezone from C-1/A-1 to R-1AA and Subdivision of 5.62 acres; located on the northeast corner of Walker Road; Parcel I.D. # 29-21-31-300-021D-0000; (Edna Lorenzo, Applicant); BCC District 1 – Dallari; (15-80000114); (Brian Walker, Project Manager). (December 2, 2015 DRC meeting)

DRC / PRE-APPLICATIONS - Continued

2. **KID TOWN PRE-APPLICATION** – Proposed Subdivision of 2.42 acres for two commercial lots and Site Plan for a 4,000 square foot building; located west of Tuskawilla Road, north of Willa Springs Drive; Parcel I.D. # 24-21-30-300-020K-0000; (Horacio Gonzalez, Silver Sea Homes, Applicant, and Sherri Fragomeni, Fragomeni Engineering, Consultant); BCC District 1 – Dallari; (15-80000119); (Angi Kealhofer, Project Manager). (December 9, 2015 DRC meeting)
3. **BEASLEY ROAD SUBDIVISION PRE-APPLICATION** – Proposed Rezone from A-1 to PD and Subdivision of 13.5 acres for 36 single-family residential lots; located northeast of Lake Drive and FF Morgan Cove; Parcel. I.D. # 27-21-31-300-024B-0000+; (Juli James, Shutts & Bowen, LLP, Applicant); BCC District 1 – Dallari; (15-80000120); (Joy Giles, Project Manager). (December 9, 2015 DRC meeting)
4. **WENDY'S TUSCALOMA SITE PLAN** – Proposed Site Plan for a 3,156 square foot fast food restaurant on 0.99 acres in the PD zoning district; located on the northwest corner of Aloma Avenue and Tuskawilla Road; Parcel I.D. # 36-21-30-511-0000-0020; (Andy Blackburn, The Wendy's Company, Applicant, and Tim Hodes, Adams Engineering, Consultant); BCC District 1 – Dallari; (15-06000060); (Matt Davidson, Project Manager). (December 9, 2015 DRC meeting)
5. **CLIFTON PARK HOA NATURE TRAIL SIDEWALK PRE-APPLICATION** – Proposed Site Plan for a sidewalk on a nature trail on 13.07 acres in the PD zoning district; located west of Deep Lake Road and Atwater Loop; Parcel I.D. # 36-21-30-5SK-0D00-0000; (Teresa Toole, Sentry Management, Applicant, and Anthony Ewen, Edesign Management, Consultant); BCC District 1 – Dallari; (15-80000117); (Matt Davidson, Project Manager). (December 9, 2015 DRC meeting)
6. **HOWELL BRANCH SUBDIVISION PRE-APPLICATION** – Proposed Rezone from A-1 to PD and Subdivision of 10.18 acres for 23 single-family lots; located west of Howell Branch Road and north of Dockside Street; Parcel I.D. # 35-21-30-300-0100-0000++; (Jim Mehta, Overstreet 535, Inc., Applicant, and Luke Classon, IBI Group, Inc., Consultant); BCC District 1 – Dallari; (15-80000118); (Brian Walker, Project Manager). (December 9, 2015 DRC meeting)
7. **LAKE HOWELL HS POOL BUILDING SITE PLAN** – Proposed Site Plan for a pool and pool building on 1.51 acres in the A-1 zoning district; located west of the Dike Road and Tuskawilla Road intersection; Parcel I. D. # 25-21-30-300-0220-0000; (Scott Stegall, SCPS, Applicant, and Majid Kalaghchi, SK Consortium, Inc., Consultant); BCC District 1 – Dallari; (15-06000061); (Jimette Cook, Project Manager). (December 9, 2015 DRC meeting)
8. **SEMINOLE AVE (LOT 13A) PRE-APPLICATION** – Proposed Rezone from R-3 to PD for townhomes or apartments with retail on 2.8 acres; located east of Seminole Avenue, north of Princess Palm Avenue; Parcel I. D. # 34-21-31-503-0000-013A; (Dustin Lucas, JEL Land Development, Applicant, and Bryan Potts, Tannath Design, Consultant); BCC District 1 – Dallari; (15-80000121); (Brian Walker, Project Manager). (December 16, 2015 DRC meeting)

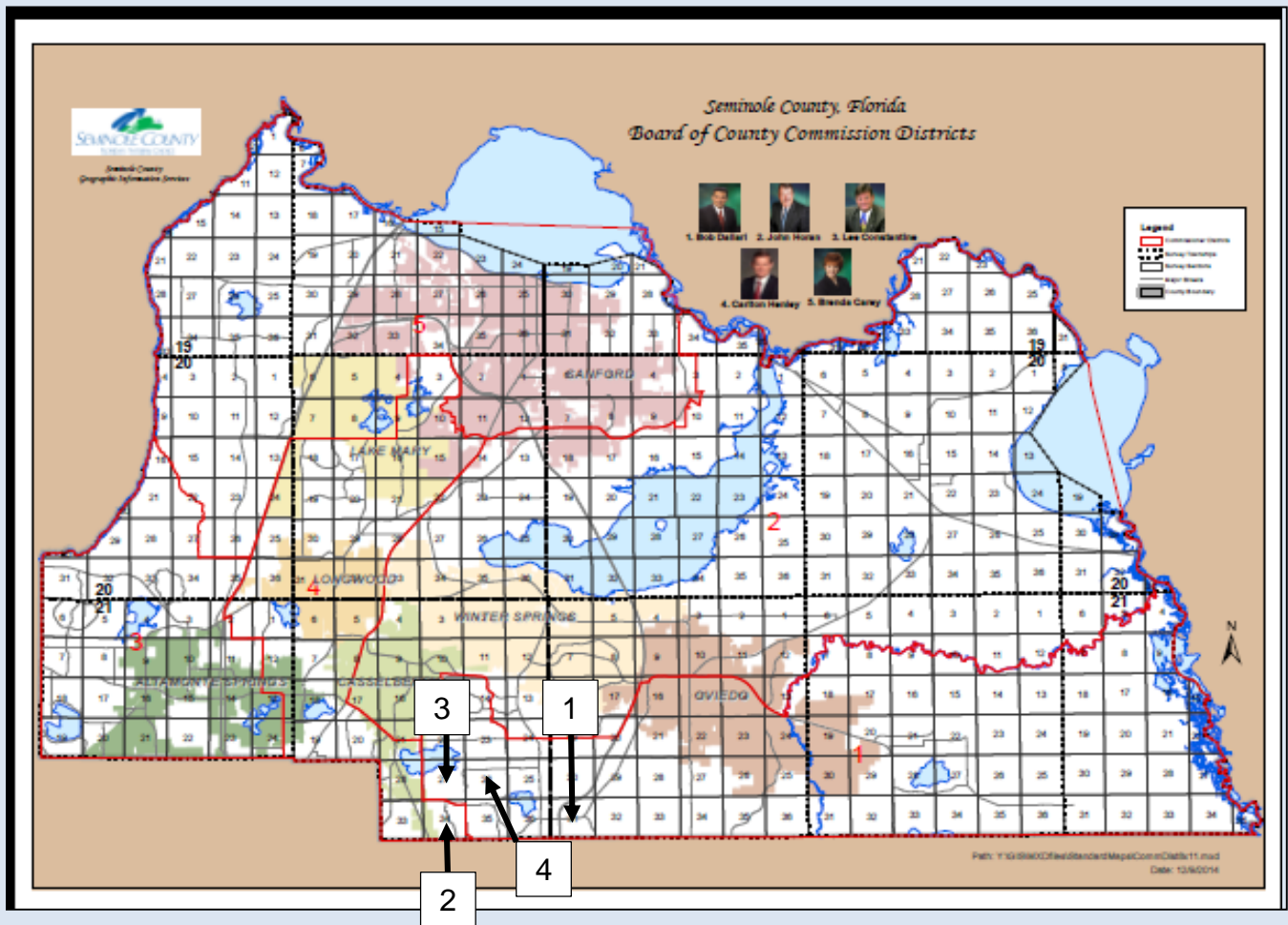
DRC / PRE-APPLICATIONS - Continued

9. **PARK PLACE AT ALOMA FINAL ENGINEERING** – Proposed Final Engineering plan for a 38 lot single-family subdivision on 10.4 acres in the PD zoning district; located on the southeast corner of SR 417 and W. SR 426; Parcel I. D. # 31-21-31-501-0000-004A+++; (Dustin Lucas, JEL Land Development, Applicant, and Bryan Potts, Tannath Design, Consultant); BCC District 1 – Dallari; (15-55200011); (Joy Giles, Project Manager). (December 16, 2015 DRC meeting)
10. **ALOMA AVE (4310) PRE-APPLICATION** – Proposed Site Plan for an 11,200 square foot retail shopping center on 0.9355 acres in the C-2 zoning district; located on the northwest corner of Old Howell Branch Road and Aloma Avenue; Parcel I. D. # 35-21-30-300-030C-0000; (Jeremy Gorovitz, Tricor, Applicant); BCC District 1 – Dallari; (15-80000124); (Jimette Cook, Project Manager). (December 16, 2015 DRC meeting)
11. **MORNING STAR PLACE PRE-APPLICATION** – Proposed Future Land Use Amendment from SE to LDR, Rezone from A-1 to R-1A and Subdivision of 2.14 acres for 7 single family residential lots; located on the southeast corner of Mikler Road and Morning Star Place; Parcel I. D. # 16-21-31-5CA-0000-076E; (Mark Johnson, Thrive Enterprises, Applicant); BCC District 1 – Dallari; (15-80000128); (Joy Giles, Project Manager). (December 23, 2015 DRC meeting)

PROJECTS STARTING CONSTRUCTION

None for District One

BOARD ITEMS



Note: Site locations are approximate

PLANNING AND ZONING COMMISSION December 2, 2015

1. **PARK PLACE AT ALOMA PSP** – Preliminary Subdivision Plan for the Park Place at Aloma subdivision containing 38 lots on 10.40 acres zoned PD (Planned Development), located on the south side of W. S.R. 426, east of S.R. 417; (Dustin Lucas, Applicant) District 1 - Dallari (Joy Giles, Project Manager) – *Approved*

CODE ENFORCEMENT BOARD December 3, 2015

None for District One

BOARD OF ADJUSTMENT
December 7, 2015

2. **7103 TIMBER DR** – Request for a side street setback variance from twenty-five (25) feet to eight feet six inches (8'-6") for a privacy fence in the R-1 (Single Family Dwelling) district for a property located on the east side of Timber Drive, approximately 121 feet west of Betty Street, and more particularly known as 7103 Timber Drive; BV2015-80 (Leslie S. Barrow, Applicant) District 1 - Dallari (Angi Kealhofer, Project Manager) – *This item was continued to the January meeting*

3. **1245 HOWELL PT** – Request for a side yard (west) setback variance from fifty (50) feet to twenty-five (25) feet for a horse shelter and hay storage structure in the A-1 (Agriculture) district for property located on the north side of Lake Howell Lane, approximately 795 feet east of Lake Howell Trail, and more particularly known as 1245 Howell Point; BV2015-89 (Corrine M Wightman, Applicant) District 1 - Dallari (Jimette Cook, Project Manager) – *Approved*

BOARD OF COUNTY COMMISSIONERS
December 8, 2015

Countywide Items:

METROPLAN ORLANDO TECHNICAL ADVISORY COMMITTEE – Approve staff appointments to the MetroPlan Orlando Technical Advisory Committee and authorize the Chairman to forward the appointments to MetroPlan Orlando. Countywide (Bill Wharton, Project Manager) – *Approved*

FLOODPLAIN ORDINANCE – Consider adoption of an Ordinance repealing part 51 (FP-1 Flood Prone Classification) of Chapter 30 (Zoning Regulations), Land Development Code of Seminole County, Florida; creating a new part 51 (Floodplain Management Ordinance of Seminole County); adopting flood hazard maps; designating a Floodplain Administrator; adopting procedures and criteria for development in flood hazard areas, and for other purposes. Countywide (Kim Fischer, Project Manager) – *Rescheduled for the January 12, 2016 meeting*

TRANSMISSION OF PROPOSED AMENDMENTS TO THE TEXT OF THE SEMINOLE COUNTY COMPREHENSIVE PLAN – Consider transmittal of amendments to the Introduction, Future Land Use, Housing, Implementation, Intergovernmental Coordination and Recreation and Open Space Elements of the Seminole County Comprehensive Plan; (Amendment Number 2015.TXT01) Countywide (Sheryl Stolzenberg, Project Manager) – *Rescheduled for the January 12, 2016 meeting*

4. **BOARD OF ADJUSTMENT APPEAL** – Appeal of the Board of Adjustment decision to approve the request for a special exception for an assisted living and memory care facility with one hundred-fifty-four (154) units in the A-1 (Agriculture) district, for property located on the north side of Howell Branch Road, approximately 1,400 feet west of Grand Road, and more particularly known as 4501 Howell Branch Road; BS2015-06 (Jim Clifton, Applicant) District1 - Dallari (Denny Gibbs, Project Manager) – *Rescheduled for the January 12, 2016 meeting*

CODE ENFORCEMENT SPECIAL MAGISTRATE
December 10, 2015

This meeting was canceled as there were no items to be heard.

BOARD OF COUNTY COMMISSIONERS
December 22, 2015

This meeting was canceled due to the Christmas Holiday.